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Eugene "Gene" Moore Fee: \$30.50 Cook County Recorder of Deeds Date: 05/21/2003 02:49 PM Pg: 1 of 4

SPECIAL WARRANTY DEED NEO CASE No: C023749

This Send is from FANNIE MAE A/K/A FEDERAL NATIONAL MORTCAGE ASSOC., a corporation organized and existing under the laws of the United States, having its principal office in the City of Washington, D.C. ("Grantor"), to Rickey Nesbitt and Carin Nesbitt ("Grantee"), and to Grantee's heirs and assigns.

For value received, Grantor hereby grants, remises, aliens and conveys unto Grantee, and to Grantee's heirs and assigns forever herein, all of Grantor's right, title and interest in and to that certain tract or parcel of land situated in the County of Cook, State of Illinois, described as follows (the "Premises"):

14726 Winchester Avenue, Harvey, Illinois 50426

And Grantor, for itself and its successors does covenant, promise and agree, to and with Grantee, Grantee's heirs and assigns, that Grantor has not done or suffered to be done anything whereby the Premises hereby granted are, or may be, in any manner uncumbered or charged, except as herein recited; and that Grantor will warrant and forever defend title to the Premises, against all persons lawfully claiming or who may claim the same, by, through or under Grantor but not otherwise.

Grantor is exempt from all taxation imposed by any state, county, municipality, or local taxing authority, except for real property taxes. Thus, Grantor is exempt from any and all transfer taxes. See, 12 U.S.C. 1723a (c) (2).





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	OTATE OF TEXAS) SS	1%,		
	COUNTY OF DALLAS)			
	The foregoing instrume	nt was acknow	vledged before me	, a notary	
	public commissioned in	Dallas County,	Texas this <u>6</u> 5	ay of May,	
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LOT 18 AND THE SOUTH 4 FEET OF LOT 17 IN BLOCK 176 IN HARVEY, A SUBDIVISION OF THE SOUTHEAST $\frac{1}{4}$ AND THE EAST $\frac{1}{2}$ OF THE SOUTHWEST $\frac{1}{4}$ OF SECTION 7, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL, SOUTH OF THE INDIAN, BOUNDARY LINE, IN COOK COUNTY, ILLINOIS.

Commonly known as: 14726 Winchester Avenue

Harvey, Illinois 60426

P.I.N.: 29-07-400-030

Prepared P_{γ} : Sheryl Martin

Fannie Mae

Vwo Galleria Tower

43445 Noel Road, Suite 950

Dallas, TX 75240-5003

After Recording, Mail to:

Mr. Anthony Ferguson
Attorney at Law
9415 S. State Street
Cnicago, Illinois 60619

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STATEMENT BY GRANTOR AND GRANTEE

SHOWN ON THE DEED OF #55 WITH FO	nt of beneficial interest in the land	dge, the name of the grantee I trust is either a natural person
nn Illinols corporation or foreign	corporation nuthorized to do busi	ness or acquire and hold litte to
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Subscribed to wid swom before	mo lils 20th day of	011 2003
Chuxilisish) ammanacarararar	s.e
Notary Public	"OFFICIAL SEAL"	Ž
Ox	CHERYL WELSH Notary Public, State of Illinois	8
:	My Commission Expires 09/23/06	ž.
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NOTE: ANY PERSON WHO KNOWINGLY SUBMITS A FALSE STATEMENT CONCERNING THE INDEMNITY OF A GRANTEE SHALL BE GUILTY OF A CLASS C MISDEMEANOR FOR THE FIRST OFFENSE AND OF A CLASS A MISDEMEANOR FOR SUBSEQUENT OFFENSES.

(ATTACH TO DEED OR ABI TO BE RECORDED IN COOK COUNTY, ILLINOIS, IF EXEMPT UNDER PROVISIONS OF SECTION 4 OF THE ILLINOIS REAL ESTATE TRANSFER TAX ACT.)